

WARRICK COUNTY COUNCIL

RESOLUTION NO. 2020 - 09

**A RESOLUTION CONFIRMING THE DECLARATION OF AN ECONOMIC
REVITALIZATION AREA FOR REAL PROPERTY AND PERSONAL PROPERTY TAX
PHASE-IN**

(Phenix Properties, LLC and Phenix Specialty Films, LLC)

WHEREAS, Phenix Properties, LLC (the "Applicant") and Phenix Specialty Films, LLC ("Personal Property Applicant") have made application for Economic Revitalization Area designation pursuant to IC 6-1.1-12.1 et seq. and for Tax Phase-In for real and personal property located in Warrick County, Indiana and described as:

Lot 11 of North Warrick Industrial Park Section 3, Elberfeld, Indiana 47613
and as more particularly described in Exhibit A attached hereto (the
"Property").

WHEREAS, on the 6th day of August, 2020, under provision of Preliminary Resolution No. 2020-08 (the "Preliminary Resolution"), the Warrick County Council ("County Council") found the Property to meet the requirements of an Economic Revitalization Area, pursuant to IC 6-1.1-12.1 et seq., and declared the Property to be an Economic Revitalization Area and further approved property tax deductions for real and personal property taxes for six (6) years commencing with increases in assessed value as more specifically set forth in that Preliminary Resolution; and

WHEREAS, notice of the adoption and substance of the Preliminary Resolution have been published in accordance with IC 5-3-1 and the County Council has conducted a public hearing as of the date hereof to determine whether the qualifications for an Economic Revitalization Area and approval of property tax deductions for real and personal property taxes have been met.

NOW, THEREFORE, BE IT RESOLVED by the Warrick County Council as follows:


Section 1. The Property description, including the attached Exhibit A, is made a part hereof.

Section 2. The Preliminary Resolution, which was adopted by the County Council on the 6th day of August, 2020, is hereby confirmed.

Section 3. This Confirming Resolution shall be in full force and effect from and after its passage and execution by the County Council.

PASSED, ISSUED, AND APPROVED by the County Council this 3rd day of September, 2020.

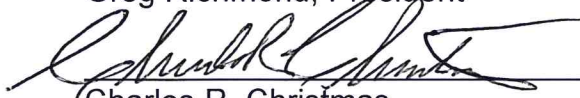
Warrick County Council



Greg Richmond, President



Brad Overton, Vice President



Charles R. Christmas

David Hachmeister

Cindy Ledbetter

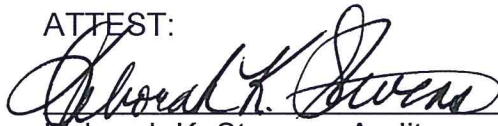


Ted Metzger



Richard Reid

ATTEST:



Deborah K. Stevens, Auditor
Warrick County, Indiana

EXHIBIT A
RESOLUTION 2020 - 09
LEGAL DESCRIPTION

Lot 11 of North Warrick Industrial Park Section 3, a plat of which is recorded at Instrument No. 2020R-008831 in the Office of the Warrick County Recorder.

NOTICE OF PUBLIC HEARING

The Warrick County Council will hold a public hearing at 6:00 p.m. on the 3rd day of September, 2020 at the Commissioners Meeting Room, 107 W. Locust Street, Suite 301, Boonville, Indiana relative to the adoption by the Warrick County Council of Preliminary Resolution No. 2020-08 on the 6th day of August, 2020, pursuant to IC 6-1.1-12.1 et seq., declaring property being known as Lot 11 of North Warrick Industrial Park Section 3, Elberfeld, Indiana, 47613 in Warrick County, Indiana to be an Economic Revitalization Area and subject to a tax deduction for redevelopment and/or rehabilitation of real property and the installation of qualifying personal property by Phenix Properties, LLC (real property) and Phenix Specialty Films, LLC (personal property). A copy of the Preliminary Resolution and a description of the affected area are available and can be inspected in the office of the Warrick County Department of Economic Development at 4763 Rosebud Lane, Suite C, Newburgh, IN 47630 as well as the County Assessor's Office of Warrick County at 1 County Square, Suite 280, Boonville, IN 47601. At the above-referenced public hearing, the Warrick County Council shall take final action determining whether the subject property satisfies the qualification for the establishment of an Economic Revitalization Area and the real property and personal property tax deductions and shall either confirm, modify and confirm, or rescind the aforementioned Preliminary Resolution. The public is invited to attend and comment on any matters herein noted.

Dated this 13th day of August, 2020

Warrick County Department of Economic Development

By: Steve Roelle

(Published in *The Standard* one time on August 20, 2020).

J. HERBERT DAVIS
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herb.davis@skofirm.com

ONE MAIN STREET
SUITE 201
EVANSVILLE, IN 47708
MAIN: (812) 425-1591
FAX: (812) 421-4936

August 14, 2020

Warrick County Board of Commissioners
Attention: Deborah Stevens, Auditor
Warrick County Judicial Center
One County Square, Suite 240
Boonville, IN 47601

Re: Notice of Adoption of Preliminary Resolution Declaring an Economic Revitalization Area
for Phenix Properties, LLC and Phenix Specialty Films, LLC

Dear Ms. Stevens:

Please be advised that a Preliminary Resolution Declaring an Economic Revitalization Area for Real and Personal Property Tax Phase In was adopted by the Warrick County Council on August 6, 2020 for Phenix Properties, LLC (real property) and Phenix Specialty Films, LLC (personal property).

Pursuant to Indiana Code 6-1.1-12.1-2.5, enclosed please find: (1) a copy of the Notice of Public Hearing, which will be published in The Standard on August 20, 2020, and (2) copies of the Statement of Benefits that were submitted by Phenix Properties, LLC (Statement of Benefits for Real Estate Improvements) and Statement of Benefits that were submitted by Phenix Specialty Films, LLC (Statement of Benefits for Personal Property).

Please feel free to contact me if you have any questions regarding the enclosed documents.

Sincerely,

Stoll Keenon Ogden PLLC

J. Herbert Davis

JHD:tak
cc w/enc.: Clifford Whitehead
Steve Roelle
Dan Bean

510483.459893/8293135.1

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ONE MAIN STREET
SUITE 201
EVANSVILLE, IN 47708
MAIN: (812) 425-1591
FAX: (812) 421-4936

August 14, 2020

Warrick County School Corporation
Attention: Brad Schneider, Superintendent
300 East Gum Street
Boonville, IN 47601

Re: Notice of Adoption of Preliminary Resolution Declaring an Economic Revitalization Area
for Phenix Properties, LLC and Phenix Specialty Films, LLC

Dear Mr. Schneider:

Please be advised that a Preliminary Resolution Declaring an Economic Revitalization Area for Real and Personal Property Tax Phase In was adopted by the Warrick County Council on August 6, 2020 for Phenix Properties, LLC (real property) and Phenix Specialty Films, LLC (personal property).

Pursuant to Indiana Code 6-1.1-12.1-2.5, enclosed please find: (1) a copy of the Notice of Public Hearing, which will be published in The Standard on August 20, 2020, and (2) copies of the Statement of Benefits that were submitted by Phenix Properties, LLC (Statement of Benefits for Real Estate Improvements) and Statement of Benefits that were submitted by Phenix Specialty Films, LLC (Statement of Benefits for Personal Property).

Please feel free to contact me if you have any questions regarding the enclosed documents.

Sincerely,

Stoll Keenon Ogden PLLC

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